

A CONFIRMING RESOLUTION designating an
"Economic Revitalization Area" under I.C. 6-
1.1-12.1 for property commonly known as 3806
Option Pass, Fort Wayne, Indiana 46835.
(A B Z Realty, Inc.)

WHEREAS, Common Council has previously designated and
declared by Declaratory Resolution the following described
property as an "Economic Revitalization Area" under Section
153.02 of the Municipal Code of the City of Fort Wayne, Indiana,
of 1993, as amended and I.C. 6-1.1-12.1, to wit:

Attached hereto as "Exhibit A" as if a part herein;
and

WHEREAS, said project will retain 8 full-time and 7 part-
time jobs and create 1 full-time and 1 part-time additional
permanent job for a total current annual payroll of \$196,000, and
an additional annual payroll of \$20,000, with the average current
annual job salary being \$15,000; and the new average annual job
salary being \$10,000; and

WHEREAS, the total estimated project cost is \$450,000; and

WHEREAS, recommendations have been received from the
Committee on Finance and the Department of Economic Development
concerning said Resolution; and

WHEREAS, notice of the adoption and substance of said
Resolution has been published in accordance with I.C. 6-1.1-12.1-
2.5 and I.C. 5-3-1 and a public hearing has been conducted on
said Resolution; and

WHEREAS, if said Resolution involves an area that has
already been designated an allocation area under I.C. 36-7-14-39,
The Fort Wayne Redevelopment Commission has adopted a Resolution
approving the designation.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA:

1 **SECTION 1.** That, the Resolution previously designating the
2 above described property as an "Economic Revitalization Area" is
3 confirmed in all respects.

4 **SECTION 2.** That, the hereinabove described property is
5 hereby declared an "Economic Revitalization Area" pursuant to
6 I.C. 6-1.1-12.1, said designation to begin on the effective date
7 of this Resolution and continue for a one (1) year period. Said
8 designation shall terminate at the end of that one (1) year
9 period.

10 **SECTION 3.** That, said designation of the hereinabove
11 described property as an "Economic Revitalization Area" shall
12 apply to a deduction of the assessed value of real estate.

13 **SECTION 4.** That, the estimate of the number of individuals
14 that will be employed or whose employment will be retained and
15 the estimate of the annual salaries of those individuals and the
16 estimate of the value of redevelopment or rehabilitation all
17 contained in Petitioner's Statement of Benefits are reasonable
18 and are benefits that can be reasonably expected to result from
19 the proposed described redevelopment or rehabilitation.

20 **SECTION 5.** The current year approximate tax rates for
21 taxing units within the City would be:

- 22 (a) If the proposed development does not occur, the
23 approximate current year tax rates for this site would
24 be \$9.0138/\$100.
25 (b) If the proposed development does occur and no deduction
26 is granted, the approximate current year tax rate for
27 the site would be \$9.0138/\$100 (the change would be
28 negligible).
29 (c) If the proposed development occurs and a deduction
30 percentage of fifty percent (50%) is assumed, the
31 approximate current year tax rate for the site would be
32 \$9.0138/\$100 (the change would be negligible).

SECTION 6. Pursuant to I.C. 6-1.1-12.1, it is hereby determined that the deduction from the assessed value of the real property shall be for a period of ten (10) years.

SECTION 7. The benefits described in the Petitioner's Statement of Benefits can be reasonably expected to result from the project and are sufficient to justify the applicable deductions.

SECTION 8. For real property, a deduction application must contain a performance report showing the extent to which there has been compliance with the Statement of Benefits form approved by the Fort Wayne Common Council at the time of filing. This report must be submitted to the Allen County Auditor's Office and the City of Fort Wayne's Department of Economic Development and must be included in the deduction application. For subsequent years, the performance report must be updated within sixty days after the end of each year in which the deduction is applicable.

SECTION 9. The performance report must contain the following information:

- A. The cost and description of real property improvements.
- B. The number of employees hired through the end of the preceding calendar year as a result of the deduction.
- C. The total salaries of the employees hired through the end of the preceding calendar year as a result of the deduction.
- D. The total number of employees employed at the facility receiving the deduction.
- E. The total assessed value of the real property deduction.
- F. The tax savings resulting from the real property being abated.

SECTION 10. That, this Resolution shall be in full force and effect from and after its passage and any and all necessary approval by the Mayor.


Member of Council

APPROVED AS TO FORM AND LEGALITY


J. Timothy McCaulay, City Attorney

Read the first time in full and on motion by Shirley,
seconded by Shirley, and duly adopted, read the second time by
title and referred to the Committee on Finance (and the
City Plan Commission for recommendation) and Public Hearing to be held after
due legal notice, at the Common Council Conference Room 128, City-County
Building, Fort Wayne, Indiana, on Tuesday, the 13th, day
of June, 19 95, at 5:30 o'clock P. M., E.S.T.

DATED: 5-23-95

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Shirley,
seconded by Shirley, and duly adopted, placed on its passage.
PASSED ROSE by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT
TOTAL VOTES	<u>7</u>			<u>2</u>
BRADBURY				<u>1</u>
EDMONDS	<u>1</u>			
GIAQUINTA				<u>1</u>
HENRY	<u>1</u>			
LONG	<u>1</u>			
LUNSEY	<u>1</u>			
RAVINE	<u>1</u>			
SCHMIDT	<u>1</u>			
TALARICO	<u>1</u>			

DATED: 6-13-95

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne,
Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL)
(SPECIAL) (ZONING) ORDINANCE RESOLUTION NO. 9-31-95
on the 13th day of June, 19 95.

ATTEST:

(SEAL)

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Don J. Schmitter
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on
the 14th day of June, 1995,
at the hour of 11:30 o'clock A. M., E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 14th day of June,
19 95, at the hour of 1:00 o'clock P. M., E.S.T.

Paul Helmke
PAUL HELMKE, MAYOR

BILL NO. R-95-05-12

REPORT OF THE COMMITTEE ON
FINANCE
THOMAS C. HENRY - CHAIR
MARK E. GIAQUINTA - VICE CHAIR
ALL COUNCIL MEMBERS

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS
REFERRED AN (~~ORDINANCE~~) (RESOLUTION) designating an "Economic
Revitalization Area" under I.C. 6-1.1-12.1 for property commonly
known as 3806 Option Pass, Fort Wayne, Indiana 46835 (A B Z Realty, Inc.)

HAVE HAD SAID (~~ORDINANCE~~) (RESOLUTION) UNDER CONSIDERATION
AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID
(~~ORDINANCE~~) (RESOLUTION)

DO PASS	DO NOT PASS	ABSTAIN	NO REC
<u>Thomas C. Henry</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Celeste Carriere</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____
<u>Mark E. Giaquinta</u>	_____	_____	_____

DATED: 6-13-95

Sandra E. Kennedy
City Clerk

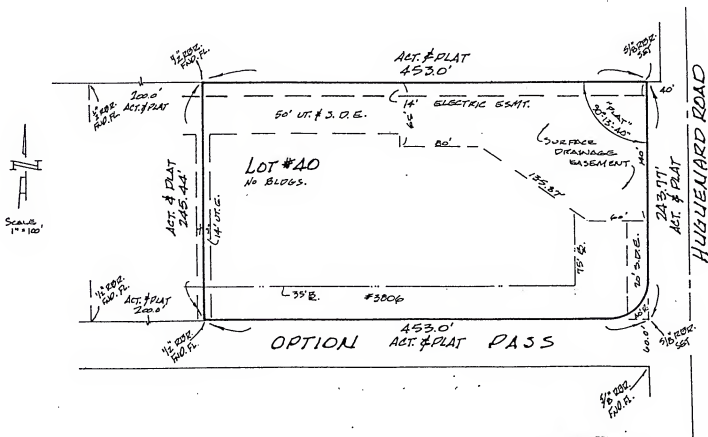
zkTazian

ASSOCIATES, INC.
345 WEST WAYNE STREET
SUITE 202
FORT WAYNE, INDIANA 46802
PHONES: 219/424-3232
219/424-3234 FAX

This document is a record of a resurvey of land and real estate prepared in conformity with established rules of surveying and made in accordance with the records or plat on file in the Recorder's office of Allen County, State of Indiana. The land described exists in full dimensions as shown hereon in fact. It is free from encroachments by adjoining land owners unless specifically stated below. Corners were perpetuated as indicated.

Lot #40 in Edgewood Industrial Park, Block "C", according to the plat thereof recorded in Plat Book 46 pages 115-118 in the Office of the Recorder of Allen County, Indiana.

This property is in Zone X, as the description plots by scale on Flood Insurance Rate Map No. 18003C 0140 D, effective September 28, 1990.



I hereby certify on the 10th day of March, 1995 that the above survey is correct.
Surveyed for: Alexander
Survey No.: RT-133



Admn. Appr. _____

DIGEST SHEET

TITLE OF ORDINANCE Confirming Resolution

DEPARTMENT REQUESTING ORDINANCE Department of Economic Development

SYNOPSIS OF ORDINANCE A B Z Realty, Inc. is requesting a tax abatement
which would allow them to construct a 16,000 sq. ft. warehouse and
manufacturing facility.

②-95-05-12

EFFECT OF PASSAGE Would allow for the creation of new positions.

EFFECT OF NON-PASSAGE Project will not take place resulting in lost
revenue in the community.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) _____

ASSIGNED TO COMMITTEE (PRESIDENT) Donald J. Schmidt

FW COMMON COUNCIL

(Governmental Unit)

To:

The News-Sentinel

Dr.

P.O. Box 100

Fort Wayne, IN

ALLEN

County, Indiana

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of type in which the body of the advertisement is set)
 -- number of equivalent lines _____

Head -- number of lines _____

Body -- number of lines _____

Tail -- number of lines _____

Total number of lines in notice _____

COMPUTATION OF CHARGES

38 lines, 1 columns wide equals 38 equivalent lines
 at 33 cents per line

\$ 12.54

Additional charge for notices containing rule or tabular work
 (50 percent of above amount) _____

Charge for extra proofs of publication (\$1.00 for each proof in excess of two)

1.00

TOTAL AMOUNT OF CLAIM

\$ 13.54

DATA FOR COMPUTING COST

Width of single column 12.5 emsNumber of insertions 1Size of type 6 point

Pursuant to the provisions and penalties of Chapter 155, Acts 1953,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date: MAY 27, 19 95

Title:

Clerk

PUBLISHER'S AFFIDAVIT

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL

(RESOLUTIONS NO. R-95-05-11 AND R-95-05-12)
 NOTICE IS HEREBY GIVEN THAT THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, APPROVED A RESOLUTION ON 5-23-95, DESIGNATING PROPERTY AT 3906 Option Pass, Fort Wayne, Indiana 46835 (A.B. Rastly, Inc.) AN ECONOMIC REVITALIZATION AREA, A DESCRIPTION OF THE AFFECTED AREA CAN BE INSPECTED IN THE COUNTY ASSESSOR'S OFFICE. COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED OR RESCINDED ON Thursday, June 15, 1995, 5:30 P.M., Common Council Conference Room 128, First Floor, City-County Building, One Main Street, Fort Wayne, Indiana. IF CONFIRMED, SAID DESIGNATING SHALL CONTINUE FOR ONE (1) YEAR AFTER CONFIRMATION. ALL INTERESTED PERSONS ARE INVITED TO ATTEND AND BE HEARD AT THE PUBLIC HEARING. "REASONABLE ACCOMMODATIONS" FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A "REASONABLE ACCOMMODATION" SHOULD NOTIFY PUBLIC INFORMATION OFFICE (219) 427-1120, TTY (219) 427-1200, AT LEAST SEVENTY-TWO (72) HOURS PRIOR TO THE MEETING.

SANDRA E. KENNEDY
 CITY CLERK
 #811235

State of Indiana)

) ss:

Allen County)

Personally appeared before me, a notary public in and for said county and state, the undersigned JULIE L. ROHYANS who, being duly sworn, says that he/she is Clerk of the The News-Sentinel newspaper of general circulation printed and published in the English language in the (city) (town) of Fort Wayne, IN in state and county aforesaid, and that the printed matter

attached hereto is a true copy, which was duly published in said paper for 1 time, the dates of publication being as follows:

5-27-95Subscribed and sworn to before me this 27th day of MAY, 19 95

MARY L. ADKISON Notary Public
 NOTARY PUBLIC STATE OF INDIANA
 ALLEN COUNTY

My commission expires:

MY COMMISSION EXP JUNE 14, 1997

FM COMMON COUNCIL
(Governmental Unit)To: The Journal-Gazette Dr.
P.O. Box 100
Fort Wayne, IN

ALLEN County, Indiana

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(50 percent of above amount)1.00

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Subscribed and sworn to before me this 27th day of MAY, 19 95

MARY L ADKISON Notary Public
NOTARY PUBLIC STATE OF INDIANA
ALLEN COUNTY
MY COMMISSION EXP JUNE 14, 1997

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FORT WAYNE
COMMON COUNCIL

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SANDRA E. KENNEDY
CITY CLERK
#861295